



**Townsend Planning Commission Meeting Agenda
April 12th, 2023 @ 7:00 pm
Town Hall and via Conference Call**

7:00 pm – PC Meeting

- I. Call to Order** - The meeting was called to order at 7:06 pm
- II. Opening Ceremonies**
- III. Roll Call**

Present: Troy Geiger, James Reyes, JJ Asongu, Lisa Brooks

Absent: Louis Krause

 - A. Pledge of Allegiance**
 - B. Visitor Acknowledgement**
 - C. Additions/Changes to the Agenda** – Remove Chapter 24 – Appendix A
 - D. Announcements** – No announcements
- IV. Minutes from February 9th Planning Commission meetings to review and approve.** – James moved to accept the minutes; Lisa seconded. Everyone voted to approve.
- V. Review of finalized recommendations for Future Land Use Type of parcels and map proposed to be added to the Future Land Use & Growth & Annexation Areas map.** - The planning commission reviewed the blank parcels. The planning commission will use the NCC Designation, except in the case where there is more than one designation. The changes can be reviewed once the properties are annexed into the Town and apply for changes through the Town. The NCC designation “Suburban Reserve” will be designated as Residential. Where Farmland is designated by the Planning Commission, should be changed to “Suburban Reserve”. James moved to send the Future Land Use & Growth & Annexation Areas map with changes to PLUS and Lisa seconded. Everyone voted to move forward.
- VI. Discussion and possible vote regarding LifeHouse Church Plans.** - Planning Commission is waiting response letter from LifeHouse Church regarding comments on the engineering report.

- VII. **Discussion and possible vote regarding light pollution ordinance updates.** - #18 and #19 were two definitions that were updated, added applicable to all zoning districts, added shut off controls added, added penalties. The public meeting on Light Pollution will be May 10, 2023, at 6:30 pm.
- VIII. **Discussion regarding Chapter 24.12 of the Town's Municipal Code.** – Antonina will draft Smyrna's Home occupation/home-based business (major and minor/no impact) into the Townsend Residential ordinance. We'll need to review 6.1 of Smyrna 19. G #6. Next meeting, we will see if we need to review the whole chapter.
- IX. **Discussion regarding Chapter 24.36.160 of the Town's Municipal Code.** -This will be reviewed at the next meeting with the Town's Engineer for comments.
- ~~X. **Discussion regarding Chapter 24 – Appendix A of the Town's Municipal Code.**~~
- XI. **Discussion regarding Chapter 24 – Appendix B of the Town's Municipal Code.** – Antonina thinks the formatting of the Appendix B Developmental flowchart should be clearer. Troy will try to make the changes to the format and flow.
- XII. **Discussion regarding May meeting date.** – May 10, 2023, at 7pm.
- XIII. **Adjourn** – Troy moved to adjourn the meeting at 8:48 pm; James seconded. All voted to adjourn the meeting.